

FRANKLIN BILLIE JOE
PO BOX 85
HILLIARD, FL 32046-0085

2026

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																				
ELEMENT	CD	CONSTRUCTION						TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																				
Exterior Wall	25	MOD METAL 100						0820	02	576	93.6000	79.56	45,827	1970	1990	0	0	70.00	30.00	VALUATION BY					STANDARD															
Roof Structur	01	FLAT 100						1 M/H 93- 100% - 2001													Heated Area: 576					HX Base Yr 2001					Tax Group: 3					Tax Dist:				
Roof Cover	01	MINIMUM 100						12 48 48 12 BAS 1993													BUILDING MARKET VALUE					13,748														
Interior Wall	04	PLYWOOD 100																			TOTAL MARKET OB/XF VALUE					0														
Interior Floo	14	CARPET 90																			TOTAL LAND VALUE - MARKET					190,000														
Interior Floo	08	SHT VINYL 10																			TOTAL MARKET VALUE					203,748														
Air Condition	03	CENTRAL 100																			SOH/AGL Deduction					14,576														
Heating Type	04	AIR DUCTED 100																			ASSESSED VALUE					189,172														
Bedrooms		2 100																			TOTAL EXEMPTION VALUE					HX HB 51,411														
Bathrooms		1 100																			BASE TAXABLE VALUE					137,761														
Frame	02	WOOD FRAME 100																			TOTAL JUST VALUE					203,748														
Stories	1.	1. 100																			NCON VALUE					0														
Units		0 100						INCOME VALUE																																
								PREVIOUS YEAR MKT VALUE					233,439																											